

Chronology of Citizen Involvement and Public Workshops For the Proposed Lake Lafayette Special Development Zone

- May 1996 - A scientific study was completed and a report titled, "Lake Lafayette Management: a report outlining lake shore, in-lake and land use management proposals" and was presented to the Board of County Commissioners. Within this report, SDZ designations are recommended for Lake Lafayette and its associated tributaries.
- On July 15, 1997, the Science Advisory Committee endorsed these recommendations and the Board directed staff to review the recommendations and return to the Board with a final proposal.
- On May 26, 1998, staff presented a draft Lake Lafayette Special Development Zone (LLSDZ) to the Board, and a request to take the proposal to public workshops was approved.
- On July 6, 1998 and July 16, 1998, the proposal was presented in two public workshops and comments were solicited both verbally and in writing. Of the 25 written responses received from citizens who attended these workshops, 23 (92%) were in favor of the proposed SDZ that included the lake, its tributaries and slopes.
- June 29, 1999 - A public workshop was held discuss a proposal amending the EMA to create the LLSDZ.
- October 25, 2001 - A public workshop was held. Approximately 30 people were in attendance. Several comments were received expressing concern that the City of Tallahassee would not be adopting the revisions at the same time as the County. A written comment was received from Mr. John Smith, Florida Department of Transportation (FDOT), regarding the impact of the SDZs and buffers on preventing road expansion projects such as the widening of I-10 and Hwy. 90. Based on FDOT comments, the ordinance was modified to allow for expansions of pre-existing public roads if the applicant satisfactorily demonstrates that all practical alternatives have been evaluated and the road expansion cannot practically be completed due to the SDZ and buffer provisions. Also during the workshop, concerns were raised about implementing new special development zone standards before the watershed study had been completed. It was explained that the proposed ordinance was the first phase of protection for the watershed. The second phase would be to adopt new stormwater standards based on results of the ongoing Lake Lafayette Watershed study which is currently being conducted in an effort to maintain or improve the water quality within the basin.
- November 15, 2001 - The County-Wide Water Resources Citizens Advisory Committee provided written support of the ordinance as currently written.
- November 20, 2001 - The first public hearing was held on amending the EMA to create a special development zone for Lake Lafayette. The Board direction was not to continue the public hearing and direction was given to schedule a workshop. The Board also voted to

establish a citizen committee to review the Lake Lafayette SDZ proposal and provide recommendations to the Board concerning implementation of the development zone.

- December 13 and 19, 2001 - The citizen committee held meetings.
- January 3 and 7, 2002 - The citizen committee held meetings and developed recommendations.
- January 15, 2002 - Another workshop was held before the Board. Staff was directed to continue to propose the 1-1/8 inch standard and an optional 200 foot buffer to the affected property owners in a public meeting.
- January 28, 2002 - A joint City/County workshop was conducted. The City opted for a new 1-1/8 inch stormwater standard for the basin with no buffers. The County planned to proceed onward with the same stormwater standard, but also included the buffers.
- February 7, 2002 - Conducted Public Meeting at Buck Lake Elementary School. Notices were sent to 4,081 parcel owners. Approximately 200 citizens attended the meeting.
- February 12, 2002 - Staff presented the Board with an update and summarized citizen input at the public hearing. Staff was directed to proceed to public hearing with the 1-1/8 inch standard and a 200 foot buffer.
- February 19, 2002 - The Board directed staff to include variance provisions for single family property owners with no fees.
- April 2, 2002 - The Planning Commission held a public hearing and found the proposed ordinance consistent with the Comprehensive Plan. There were concerns raised about the Fallschase provision.
- April 16, 2002 - A second 'first' public hearing was conducted to amend the EMA for the Lake Lafayette SDZ. The Board directed staff to remove the 200 foot buffer from the tributaries and waterbodies. A technical review committee would be created to review these buffers further.
- April 30, 2002 - A third 'first' public hearing was conducted. Fallschase was exempted from the ordinance.
- May 15, 2002 - A second consistency review was performed by the Planning Commission. The Planning Commission found the proposed ordinance inconsistent with the Comprehensive Plan due to the Fallschase exemption.
- May 28, 2002 - A second public hearing was conducted. The Board voted to rescind the Fallschase exemption and continued the hearing to allow possible DCA review of environmental ordinance exemptions for DRIs and to allow for a mediated solution.
- June 18, 2002 - The second public hearing was conducted again. The Board approved a

special development zone for Lake Lafayette that provided increased stormwater standards and a zone B buffer of 200 feet above the 100 year floodplain for the Lake. Staff was directed to assist a Citizen's Technical Review Committee to develop protection standards for the tributaries and waterbodies within the Lake Lafayette Basin.

- June, 2002 - The Technical Citizen's Committee (TCC) was appointed.